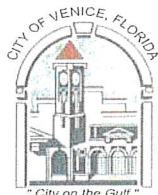


ARB Application No.

PLA R 19-00317

Building Permit No. \_\_\_\_\_



# CITY OF VENICE

## Architectural Review Board

### APPLICATION

TO APPEAR BEFORE THE ARCHITECTURAL REVIEW BOARD FOR A  
CERTIFICATE OF ARCHITECTURAL COMPLIANCE

☐ HISTORICAL DISTRICT    
 ☒ VENETIAN THEME DISTRICT    
 ☐ NON-CONFORMING

|   |                            |
|---|----------------------------|
| OWNER:<br><b>MPS DEVELOPMENT &amp; CONSTRUCTION, LLC</b>          | DATE:<br><b>08/20/2019</b> |
| ADDRESS OF ACTIVITY:<br><b>108 E Venice Ave. Venice FL, 34285</b> | PHONE:                     |

Please send agenda & other correspondence to the following address::

RRW ARCHITECTS, ATTN: Benjamin Lewis, 4112 CYPRESS STREET TAMPA ,FL 33607 email: ben.lewis@rrw-architects.com

|            | Architect      | Engineer     | Contractor |
|------------|----------------|--------------|------------|
| Name:      | RRW ARCHITECTS | PEER         | TBD        |
| Telephone: | 813.299.1181   | 727.408.5207 |            |

|                                     |                    |                          |                          |         |
|-------------------------------------|--------------------|--------------------------|--------------------------|---------|
| <input type="checkbox"/>            | ADDITION, TO A     |                          |                          |         |
| <input checked="" type="checkbox"/> | CONSTRUCTION, OF A |                          |                          |         |
| <input type="checkbox"/>            | DEMOLITION OF A    |                          |                          |         |
| <input type="checkbox"/>            | RENOVATION OF A    |                          | OF A COMMERCIAL BUILDING | \$75.00 |
| <input type="checkbox"/>            | CONSTRUCTION       | <input type="checkbox"/> | SINGLE FAMILY RESIDENCE  |         |
|                                     |                    | <input type="checkbox"/> | DUPLEX                   | \$50.00 |
| <input type="checkbox"/>            | ADDITION TO A      | <input type="checkbox"/> | SINGLE FAMILY RESIDENCE  |         |
| <input type="checkbox"/>            | DEMOLITION OF A    | <input type="checkbox"/> | DUPLEX                   | \$25.00 |
| <input type="checkbox"/>            | RENOVATION OF A    |                          |                          |         |
| <input type="checkbox"/>            | DECORATION AND     |                          |                          |         |
|                                     | TRIM, FENCES,      |                          |                          | \$15.00 |
|                                     | SCREEN WALLS,      |                          |                          |         |
|                                     | AWNINGS, SHUTTERS  |                          |                          |         |
|                                     | AND CANOPIES,      |                          |                          |         |
|                                     | LIGHTING, ETC      |                          |                          |         |

You are required to provide Thirteen (13) sets of plans and specifications and the filing fee to the Building Department.

Required Drawings and information for submission to the Architectural Review Board shall be as indicated on the back side of this form.

## ARCHITECTURAL REVIEW BOARD SUBMISSION REQUIREMENTS

|   |  |  |
|---|--|--|
| A | <b>Site plan</b> - indicating new and existing structures. New structures shall be indicated with cross hatch or shading.  |  |
| B | <b>Floor plan</b> - provide a plan view of existing structure(s) with proposed modifications or floor plan of new structures. Minimum scale shall be 1/8" = 1'-0".   |  |
| C | <b>Elevations</b> - complete front, side and rear elevations indicating proposed modifications to existing facades and /or proposed new elevations. Provide notes indicating textures, materials, trim types, window and door types, etc. Minimum scale is 1/8" = 1'-0". |  |
| D | <b>Photographs of existing structures</b> - provide photographs of existing conditions showing architectural details, colors, and materials.   |  |
| E | <b>Decorative trim</b> - if used, provide samples or profile drawings of proposed decorative trim and moldings.  |  |
| F | <b>Exterior colors</b> - Provide paint chip samples of all exterior wall and trim colors. Indicate main body, accent, and trim colors.   |  |
| G | <b>Exterior light fixtures</b> - provide product information, cut sheets or drawings of proposed exterior light fixtures and locations.  |  |
| H | <b>Roof tile</b> - provide sample of proposed roof tile and color.   |  |
| I | <b>Exterior doors and windows</b> - cut sheets or drawings of proposed exterior doors and windows including mullions and muntins if used.  |  |

**Please be advised that the omission of any item required by the review board or indicated in the ordinance may result in the tabling, or disapproval of the application.**

|  |  |
|--|--|
| REVIEW & APPROVAL<br>FOR C.A.C. BY BUILDING<br>OFFICIAL: | <div style="border-bottom: 1px solid black; margin-bottom: 5px;"></div> <div style="display: flex; justify-content: space-between;"> <span>SIGNATURE</span> <span>DATE</span> </div> |
|--|--|

|                                |  |
|--------------------------------|--|
| ZONING REVIEW (if applicable): | <div style="border-bottom: 1px solid black; margin-bottom: 5px;"></div> <div style="display: flex; justify-content: space-between;"> <span>SIGNATURE</span> <span>DATE</span> </div> |
|--------------------------------|--|

|  |   |
|--|---|
| FORWARDED TO THE ARCHITECTURAL REVIEW<br>BOARD FOR APPROVAL OF A CERTIFICATE OF<br>ARCHITECTURAL COMPLIANCE. | <div style="border-bottom: 1px solid black; margin-bottom: 5px;"> </div> <div style="display: flex; justify-content: space-between;"> <span>SIGNATURE</span> <span>8/21/19<br/>DATE</span> </div> |
|--|---|

☐ GUIDE BOOK PURCHASE REQUIRED



**Robert Reid Wedding Architects & Planners, AIA, Inc.**

4112 West Cypress Street, Tampa, Florida 33607 • 813-879-6996  
612 South Military Trail, Deerfield Beach, Florida 33442 • 954-428-9361  
State of Florida License # AA-C001123

City of Venice, Florida

August 20, 2019

Architectural Review Board  
Audrey Symowicz  
Administrative Coordinator  
City of Venice  
Development Services ~ Building Division  
401 W. Venice Avenue  
Venice, Florida 34285  
(941) 486-2626, Fax: (941) 486-2448  
asymowicz@venicegov.com

PROJECT: **CASSATA SQUARE PARCEL A / SUNTRUST BANK BRANCH OFFICE**  
108 E Venice Ave,  
Venice FL 34285

**Project Narrative – Original Submittal**

The proposed building is an approximately 3,400 square foot, single story commercial building for retail banking services. The entry is oriented to the north on East Venice Avenue, with vehicular access and parking along east side of the site. A separate drive-through kiosk sits southeast of the building and is detailed in the same material palette as the branch bank. The bank building engages the intersection with large windows on the northwest corner. A canopied entry and retail storefront welcomes pedestrians along East Venice Avenue. A trio of interlocking masses, varied roof forms and parapet heights, coarse sand finished cement plaster, integral color cast stone, and inset windows are a few of the architectural details the give this building its Northern Italian Renaissance character in keeping with the Venetian Theme District design requirements.

I believe this project will complement the adjacent Historic District and improve the built environment along East Venice. Please contact me with any requests for additional information on this proposed building design.

**Project Narrative – ARB Resubmittal**

In response to the August 8<sup>th</sup>, 2019 Architectural Review Board meeting comments, the following revisions have been made to this proposed building:

- Building Massing: the trash and mechanical enclosures have been relocated. The northwest building corner has been given more prominence by adding a roof over the marketing windows facing East Venice Avenue and South Tamiami Trail.
- Venetian Theme District Architectural Details: horizontal mullions have been added to the marketing windows facing East Venice Avenue and South Tamiami Trail. The west elevation has been enriched with an additional window (which will be opaque since it sits in a toilet room wall), an opaque glazed storefront egress door, and trim elements consistent with other facades framing all of the openings. Added brackets supporting the tiled hip-roofed awnings on the north and south elevations also reinforce the Venetian Theme District design guidelines.



- Monument Sign Design: Column elements added to the proposed monument sign address the requirement that signs have three distinct elements: a "Base", flanking "Columns", and a "Cap".

I believe these revisions meet the expressed desire of the Architectural Review Board committee members to engage the intersection corner better, enliven the west elevation, and add more Venetian Theme detail to the glazing and roofing elements.

Sincerely –

Benjamin Lewis on the behalf of  
Keith F. Silas, AIA, LEED®-AP  
Vice President / Senior Architect  
Florida reg. no. AR0012923

(813) 879-6996, ext. 230  
Ben.Lewis@rrw-architects.com



Google Maps 101 US-41 BUS

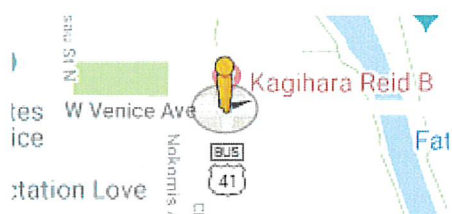


Image capture: Dec 2018 © 2019 Google

Venice, Florida



Street View - Dec 2018



**D1:**  
**CASSATA SQUARE PARCEL A / SUNTRUST BANK ARB**  
**NE VIEW AT TAMIAAMI TRAIL AND E VENICE INTERSECTION**



Google Maps 101 US-41 BUS



Image capture: Dec 2018 © 2019 Google

Venice, Florida



Street View - Dec 2018



D2:

CASSATA SQUARE PARCEL A / SUNTRUST BANK ARB  
SE VIEW AT TAMiami TRAIL AND E VENICE INTERSECTION



Google Maps 101 US-41 BUS



Image capture: Dec 2018 © 2019 Google

Venice, Florida



Street View - Dec 2018



D3:  
CASSATA SQUARE PARCEL A / SUNTRUST BANK ARB  
SW VIEW AT TAMiami TRAIL AND E VENICE INTERSECTION



Google Maps 101 US-41 BUS



Image capture: Dec 2018 © 2019 Google

Venice, Florida



Street View - Dec 2018



D4:

CASSATA SQUARE PARCEL A / SUNTRUST BANK ARB  
NW VIEW AT TAMIAMI TRAIL AND E VENICE INTERSECTION



# TURBO WALL SCONCE

G1:  
CASSATA SQUARE PARCEL A / SUNTRUST BANK ARB  
PROPOSED DECORATIVE LIGHT FIXTURE



Offering an inviting and open cylindrical silhouette with decorative fins evenly spaced around the circumference, the Turbo LED wall sconce adds a modern aesthetic to any façade. Mounting options enable the fixture to be mounted in three different height positions relative to the back plate position to meet a variety of installation needs and aesthetic preferences.

## Outstanding protection against the elements:

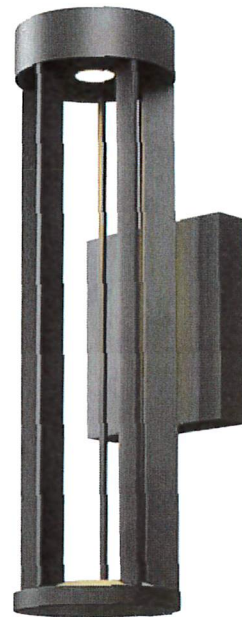
- Marine-grade powder coat finishes
- Stainless Steel mounting hardware
- Impact-resistant, UV stabilized frosted acrylic lensing

## Three-position mounting option allows variable height adjustment to back plate

## SPECIFICATIONS

|                       |   |
|-----------------------|---|
| DELIVERED LUMENS      | 598   |
| WATTS                 | 15.7  |
| VOLTAGE               | Universal 120-277V, with integral transient 2.5kV surge protection (driver)   |
| DIMMING               | 0-10, ELV   |
| LIGHT DISTRIBUTION    | Symmetric   |
| OPTICS                | 40°   |
| MOUNTING OPTIONS      | 3-Position Variable Height  |
| PERFORMANCE OPTIONS   | In-Line Fuse / Surge Protector  |
| CCT                   | 3000K or 4000K  |
| CRI                   | 80+   |
| COLOR BINNING         | 3 Step  |
| BUG RATING            | B1-U2-G0  |
| DARK SKY              | Compliant   |
| WET LISTED            | IP65  |
| GENERAL LISTING       | ETL   |
| CALIFORNIA TITLE 24   | Can be used to comply with CEC 2016 Title 24 Part 6 for outdoor use. Registration with CEC Appliance Database not required. |
| START TEMP            | -30°C   |
| FIELD SERVICEABLE LED | Yes   |
| CONSTRUCTION          | Aluminum  |
| HARDWARE              | Stainless Steel   |
| FINISH                | Marine Grade Powder Coat  |
| LED LIFETIME          | L70; 70,000 Hours   |
| WARRANTY*             | 5 Years   |

\* Visit [techlighting.com](http://techlighting.com) for specific warranty limitations and details.



TURBO WALL  
shown in bronze

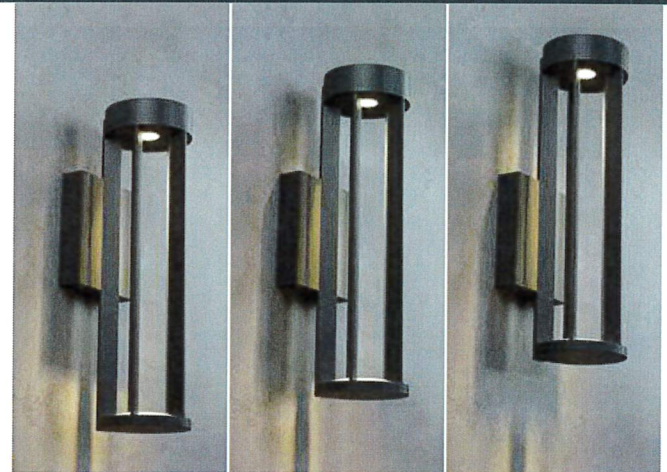
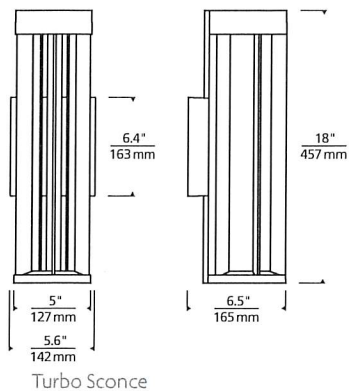


TURBO WALL  
shown in charcoal

## ORDERING INFORMATION

| 7000WTUR | CRI/CCT           | LENGTH | LENS         | FINISH     | VOLTAGE       | DISTRIBUTION | OPTIONS                              |
|----------|-------------------|--------|--------------|------------|---------------|--------------|--------------------------------------|
|          | 830 80 CRI, 3000K | 18 18" | C CLEAR FLAT | Z BRONZE   | UNV 120V-277V | S SYMMETRIC  | NONE                                 |
|          | 840 80 CRI, 4000K |        |              | H CHARCOAL |               |              | LF IN-LINE FUSE                      |
|          |                   |        |              |            |               |              | SP SURGE PROTECTION                  |
|          |                   |        |              |            |               |              | LFSP IN-LINE FUSE & SURGE PROTECTION |

# TURBO WALL SCNCE



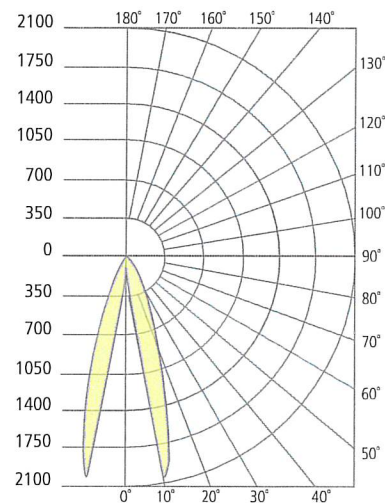
Integrated height adjustment system allows you to customize your fixture position. Low, Mid or High.

## PHOTOMETRICS\*

\*For latest photometrics, please visit [www.techlighting.com/OUTDOOR](http://www.techlighting.com/OUTDOOR)

### TURBO WALL

Total Lumen Output: 598  
Total Power: 15.7  
Luminaire Efficacy: 37.8  
Color Temp: 3000K  
CRI: 80+  
BUG Rating: B1-U2-G0



## PROJECT INFO

FIXTURE TYPE & QUANTITY

JOB NAME & INFO

NOTES

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GENERATION BRANDS

7400 Linder Avenue, Skokie, Illinois 60077

T 847.410.4400 F 847.410.4500

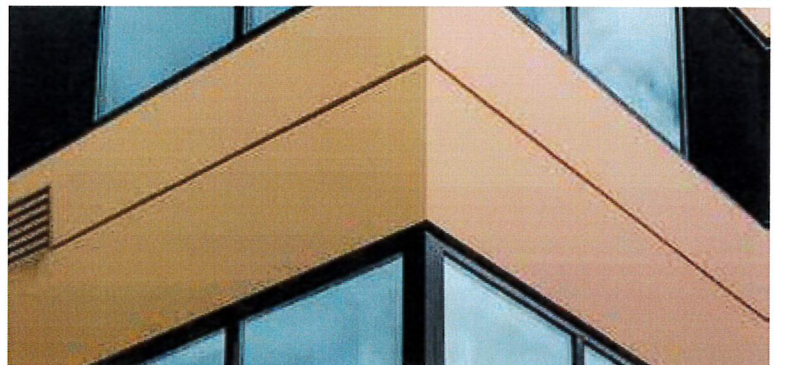


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F.I EXT. FINISH

# PAREX®



## Architectural Coatings & Finishes (ACF)

- Acrylic Finishes
- Elastomeric Finishes
- Acrylic Coatings
- Elastomeric Coatings
- ACF Assemblies

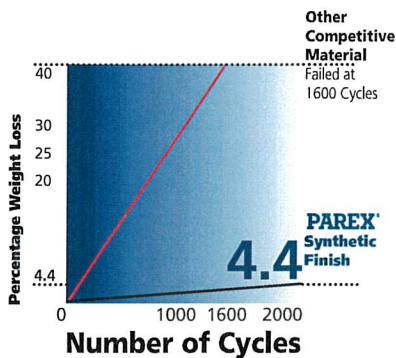
**PAREX**USA



# F.2 EXT. FINISH #

## Wear Resistance

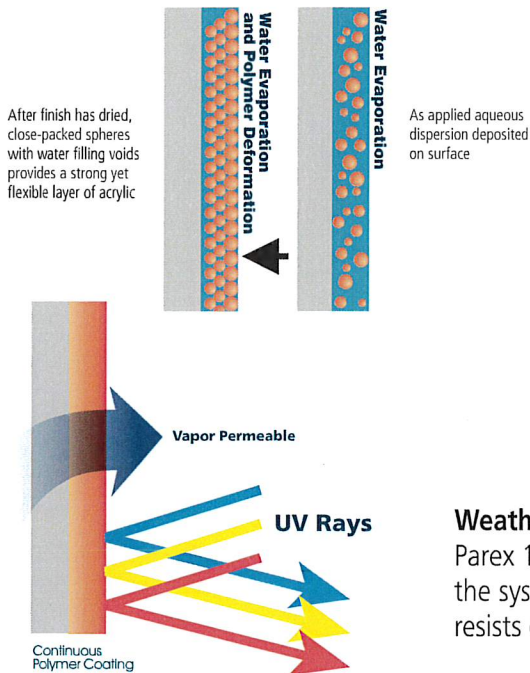
In test after test, Parex finishes endure: wash-out resistance, peel adhesion, wet abrasion. For instance, when a stiff brush scrubs back and forth 2000 times over a wet Parex sample, only 4.4% of the sample's weight is lost.



Test conducted by an independent laboratory on a Parex finish against a competitor's comparable product

## Weather Resistance

Parex chemistry triumphs over the weather. The 100% acrylic formulation does not trap water vapor beneath it. At the same time, the film created by the acrylic polymers in the finish resists damaging UV rays, freeze/thaw cycling, and acid rain. The pigments in Parex finishes are all 100% exterior-grade for maximum colorfastness and UV resistance.



## Weather Resistant

Parex 100% acrylic formulation allows vapor to permeate the layers of the system, while the film created by the acrylic polymers in the finish resists damaging UV rays.

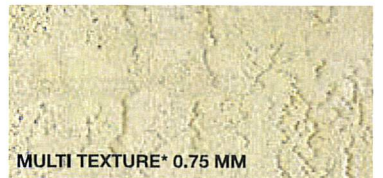
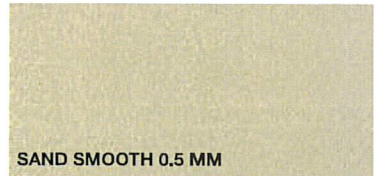
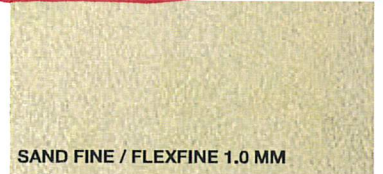
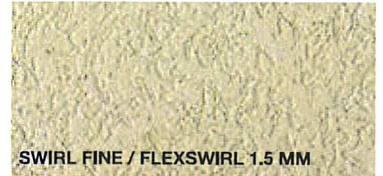
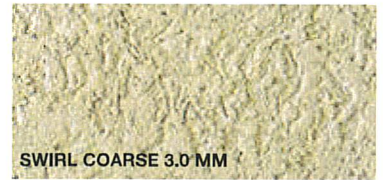
## Consistent color Rust-free finish

From the beginning, Parex has used marble aggregates as the texturing stone in all finishes. The white, bright marble improves color stability and consistency while providing sharper and cleaner looking colors than those of finishes based on other types of aggregates. No other aggregate yields consistent color like pure white marble. Using marble also eliminates the tiny iron mineral particles found in quartz sand, which can rust and streak as humidity and rain take their toll on buildings. Parex marble aggregates are rust-free.

## DPR Technology

Parex finishes have remarkable resistance to dirt and stains. "DPR Technology" is the reason. Heat can cause other finishes to soften and become tacky. This can encourage dirt accumulation, mold, and atmospheric pollutant buildup. Parex DPR Technology fights back with specially formulated acrylic polymers that do not soften when exposed to heat. As an added protection, every Parex finish also contains EPA registered mildewcides and algicides.

## Acrylic / Elastomeric Textures



\*Multi Texture is an example of a finish possible with this texture. The product can be troweled and shaped into a number of different stucco looks.